

FIRST AMERICAN TITLE INSURANCE COMPANY

Lake County Court of Common Pleas

ORDER NO: OH-046-01297-14-INS

CASE NO: _____

POLICY NO: 5007339-0017741e

PRELIMINARY JUDICIAL REPORT

SCHEDULE A

DESCRIPTION OF LAND

Situated in the City of Willoughby, County of Lake, and State of Ohio, and known as being Sublot No. 3 in Wright's second survey and subdivision of part of Original Willoughby Township Lot No. 2, Tract 13, as shown by the recorded plat in Volume A of Maps, Page 43 of Lake County Records.

PERMANENT PARCEL NO.: 27A0240000250

PROPERTY ADDRESS: 4428 Center Street, Willoughby, OH 44094

PRIOR DEED REFERENCES: Official Record Volume 199957999 and Deed Volume 487, Page 253

SCHEDULE B

The matters shown below are exceptions to this Preliminary Judicial Report and the Company assumes no liability arising therefrom

1. Easements, Restrictions, Building Set Back Lines, Covenants and Conditions of record, and any other matters of record, as shown by the plat recorded in Plat Volume A, Page 43, Recorder's Office, Lake County, Ohio.
2. Open-End Mortgage from Audrey M. Bailey, Unmarried to Third Federal Savings and Loan Association of Cleveland, whose address is 7007 Broadway Avenue, Cleveland, OH 44105, per instrument dated February 16, 2006 and recorded on February 23, 2006 in Official Record Volume 2006R007072, Recorder's Office, Lake County, Ohio in the principal amount of \$52,000.00.
3. Certificate of Judgment in favor of Discover Bank c/o DFS Services L, whose address is 6500 New Albany Road, New Albany, OH 43054, and care of Ted Traut, 323 West Lakeside Avenue, Suite 200, Cleveland, OH 44113, against Audrey M. Bailey in the amount of \$6,771.52, plus costs and interest, entered for record on February 14, 2011, as 11JL00631, Clerk of Court's Office, Lake County, Ohio.
4. Parcel No. 27A0240000250:

THERE ARE PRIOR YEAR TAXES IN THE AMOUNT OF \$1,035.26 WHICH ARE PAST DUE AND DELINQUENT.